

TRANSFER
TAX
PAID

56-68

WARRANTY DEED
(Joint Tenancy - Statutory Short Form)

Alverine M. Fortier, whose mailing address is 18 Martin Avenue, Waterville, ME 04901 for consideration paid, grants to **Anne Moss** and **Howard Moss**, whose mailing address is PO Box 1669, Waterville, ME 04901 as **Joint Tenants with Warranty Covenants**, a certain lot or parcel of land with buildings situated thereon situated on the southerly side of Roosevelt Avenue in Waterville, County of Kennebec and State of Maine and bounded and described as follows, to wit:

Lot #73 on a plan and profile of Roosevelt Avenue from Hillcrest Extension to North Street, made by E. B. Coughlin, City Engineer, which plan is recorded in Kennebec Registry of Deeds in Plan Book 11, Pages 26 and 27.

ALSO another certain lot or parcel of land with buildings situated thereon situated on Roosevelt Avenue in said Waterville and bounded and described as follows, to wit:

Starting on the southerly line of Roosevelt Avenue at the northwesterly corner of Lot No. 73 as shown on a plan and profile of Roosevelt Avenue from Hillcrest Extension to North Street, made by E. B. Coffin, City Engineer and recorded in Kennebec Registry of Deeds in Plan Book 11, Pages 26 and 27; thence to the west along the southerly line of Roosevelt Avenue a distance of thirty-five (35) feet; thence to the South and keeping parallel with the westerly line of said Lot No. 73 a distance of one hundred (100) feet to the South line of Lot No. 74; thence to the East along the South line of Lot No. 74 to the southwesterly corner of Lot No. 73; thence to the north along the westerly line of Lot No. 73 a distance of one hundred (100) feet to the point of beginning.

The above described parcel of land is the easterly half of Lot No. 74 as shown on the aforesaid plan as bi-sected by a line drawn in a generally North and South direction, and is contiguous to and next westerly of Lot No. 73, which latter lot is presently owned by the within named Grantor.

The above described parcels of land are conveyed subject to certain restrictions as recited in deed to Francis P. Fortier dated November 1, 1947 recorded in the Kennebec County Registry of Deeds in Book 868, Page 544 and deed to Francis P. Fortier dated August 9, 1950 and recorded in said Registry in Book 901, Page 259.

BEING the same premises conveyed by Francis P. Fortier to Francis P. Fortier and Alverine M. Fortier by deed dated August 18, 1968 and recorded in the Kennebec County Registry of Deeds in Book 1465, Page 123. Francis P. Fortier is deceased and Alverine M. Fortier acquired full title as the surviving joint tenant.

2) P. Bussier

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Witness my hand and seal this 10TH day of June, 2005.

William P. Dubord
Witness

Alverine M. Fortier
Alverine M. Fortier

State of Maine
Kennebec, ss.

June 10, 2005

Personally appeared the above named Alverine M. Fortier and acknowledged the foregoing instrument to be her free act and deed.

Before me,

William P. Dubord
Notary Public

WILLIAM P. DUBORD

Printed Name

Attorney At Law

Notary Public

My Com. Exp.:

~~My Commission Expires~~ 6/26/2008



Received Kennebec SS.
06/14/2005 10:51AM
Pages 2 Attest:
BEVERLY BUSTIN-HATHEWAY
REGISTER OF DEEDS